RE: POTITION FOR SPECIAL EXCEPTION for Nursing Homs - S. Side Seninary Arm., 350° M. Francke Arm., 5th District, W. Giles Parker and Marien M. Parker, Putitioners - Suburban Nursing Homs, Contract Purchaser ZONING COMMISSIONER OF BALTIMORE COUNTY No. 5927-X

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1 11 11 11 11 11 11 11 The petitioners have requested a special exception for a Nursing Home on the south side of Seminary Avenue, 390 feet west

of Francke Avenue, in the Eighth District of Baltimore County.

First: Seminary Avenue is the only means of access to York Road, for Lutherville and the large developments on the other side of the Baltimor-debug Eggressays. This road is marrow and was not built to carry such a large flow of traffic.

Second: There was no positive testimeny of adequate water pressure to hardle the requirements for fire protection in regard to the proposed Nursing Home.

Third by Ement C. Batch, who has lived in the 112 year old commanty for EX years, said "it (Luthorville) has no and concennity for EX years, said "it (Luthorville) has no and convey the beam size at founding 112 years ago, "each of levely residence with the houses say bear years and it could be not in front, surrounding it is not forthly lawns in front, surrounding it is not forthly lawns in front, but years and the property of the lawns in th

Maner, a moss for the Ages and corresponding to the variety of Luberville as new exists is a fairly small community of resistantial type that Baltimore County is desirous of haring, of resistantial type that Baltimore County is the Margine of haring, of the Margine of the Mar

Several There is reasonable doubt that there is adequate sources to hadde a change in Lather wills such as the proposed several flow would bring about. There are other large lots which will secure to a desire for other special exceptions which in turn would again tax the severage facilities.

ORE COUNTY, MARYLAND

Monday, August 26, 1963 (1:00 P.N.)

The staff of the Office of Planning and Zoning has review subject petition for Special Exception for a Bursing Home IT granted, the granting should be conditioned upon appear of final site plans by the appropriate County and State a

INTER-OFFICE CORRESPONDENCE

TO. Mr. John Q. Rose, Zoning Commissioner Date. August 16, 1963

SUBJECT. 5271-M. Special Exception for a Nursing Home.
Special ride of Seminary Armine 300 feet best of
Franche Armine. Seling preparty of W. Olles Farter.

FROM Hr. George E. Cavrelis, Deputy Director

8th District

For the above reasons the special exception should be

It is this 546 day of February, 1966, by the Zoning Commissioner of Baltimore County, ORDERED that the special

Baltimore County, Maryland Department Of Public Morks

COUNTY OFFICE BUILDING Someon 4 Marriand

December 5, 1963

Hr. Gerard William Sittstadt Attorney at Law 7 Center Place Dandalk, Dryland - 21222

Reference: Suburban Hursing Home Seminary Avenue

Bafarance is the two year request for a review of the Suburban jurals, Here, Ire, site, located on Seniory Avenue, a grountedly 470 feet went of Francks Avenue for the availability of manitary avenue and unter union.

of antitury enters any extensions, and the property of the property, which was the information received by teleptone, and an anticipited 100 head in the margine bear, it is 100 to 100

's are not able to furnish consents relative to the availability of actor as we have not been furnished the fire flow requirements with usually is the governing factor in the determination of water availability.

Below Lo. Diver ELINORTH F. DIVER, Chief

TED SAReherd

ce: J. F. Loos

THE PERSON AS TOWNS

While Parks

W. Giles Parker

Marion M. Parkerlegal Owner

Address 31/W. Senivary

Lullerville, 149

195 3 at 1100 o'clock

#592 X-63-44

CERTIFICATE OF POSTING G DEPARTMENT OF BALTIMOR Townen, Maryland

PETITION FOR ZONING RE-CLASSIFICATION AND/OR SPECIAL EXCEPTION

See Attached Description

Property is to be posted and advertised as prescribed by Zoning Regulations.

County, to use the herein described property, for .. Bursing House

Suburban Nursing Home, Inc.

___ MAY 8-163

Terand Mrs Vistalia

President Contract purcha

(2) for a Special Exception, under the said Zoning Law and Zoning Regulations of Baltimore

L or we, agree to pay expenses of above re-classification and/or Special Exception advertising.

bernard Was Attached:

Petitioner Sterrer

The Sterrer

T

of May 196. 2, that the subject matter of this petition be advertised, as required by the Zoning Law of Baltimore County, in two newspapers of general circulation throughout Baltimore County, that property be posted, and that the public hearing be had before the Zoning Commissioner of Baltimore County in Room 106, County Office Building in Towson, Baltimore 26th day of August

posting, etc., upon filing of this petition, and further agree to and are to be bound by the zoning

regulations and restrictions of Baltimore County adopted pursuant to the Zoning Law for Baltimore

TO THE ZONING COMMISSIONER OF BALTIMORE COUNTY:

Date of Posting ... August 10, 1963 Posted for Patition for Special Exception for Mursing Home. Patitioner W. Giles Parker.... Location of property: S/S of Seminary Avg. 390: W. of Francke Avg. Location of Signs: 1. Intersaction. be private roads on subject property.15: from M/S corner of house.

2. 3/4.0.7. Septemp. Ave. 513: N. of Francke Ave. on ourbilde...

Jasse Date of return August 15, 1963 Posted by ... 2 signs

BALTIMOR COUNTY, MARYLAN No. 19273 OFFICE OF FINANCE DATE 8/26/63 irision of Collection and Receip COURT HOUSE TOWSON 4, MARYLAND FACH UPPER S. CTION AND RETURN WITH YOUR REMIT tising and posting of property for N. Giles Parker (MI)-Istorec sono 6-2663 2920 . . IIL-

IMPORTANTI MAKE CHECKS PAYABLE TO BALTIMORE COUNTY, MARYLAND MAIL TODIVISION OF COLLECTION & RECEIPTS, COURT HOUSE, TOWSON 4, MARYLAND PLEASE RETURNUPPER SECTION OF THIS BILL WITH YOUR REMITTANCE.

#5927X

MAPY

8/4/63

JANS SURVEYORS AND CIVIL ENGINEERS

DESCRIPTION FOR SPECIAL EXCEPTION TO PRESENT I

ning and bin. or on said South side of Seninery Avenue Borth 72 degrees accords Nest 255.92 feet to intersect the third or North 31 degrees 35 Land Records of Baltimore County in Liber C.k.B.Jr. No. 1101 Folic 556 by C. Milton Brooks et al to W. Olles Parker and wife, thence side of Seninery Arenne and running and blading reversely on part of said third th 25 degrees 09 minutes 36 seconds Vest 447.67 feet to the Northern shown on the Flat of Lincoln recorded manug the Land Records of Bultimore in Flat Book G.L.S. No. 17 folio 25, thesee running and binding on part of said us outline of the aforementioned plat South 69 degrees 33 alimites East 155.77 on leaving said Northernmost ortline of the aforementioned plat and running by summer secretary mans sections to the land described in the aforementioned deed of which

percel now being described is a part the three following courses and distances, viz:

North 17 degrees 56 minutes 10 seconds East 185,17 feet, South 72 degrees 03 mt subse 50 seconds East 156.59 feet and North 17 degrees 55 minutes 10 seconds East 255.70 feet

Containing 2.27 Acres of land, more or lass. L. Wan Evano

TELEPHONE

BALTIMORE COUNTY, MARYLAND OFFICE OF FINANCE

DATE 5/8/63

Obvision of Collection and Receipts
COURT HOUSE
TOWSON 4, MARYLAND

ANTITY	DETACH UPPER SECTION AND RETURN WITH YOUR SEMITTANCE	"\$50:06"
	Petition for Special Ecopption for y. Oiles Parker	COST
		50.00 .
	PHD-Business Court, 122 Clavel French	
	>863 6076 · · · DL-	50.00
6		of a feel service
3		

MAIL TO DIVISION OF COLLECTION & RECEIPTS, COURT HOUSE, TOWSON 4, MARYLAND PLEASE RETURN UPPER SECTION OF THIS BILL WITH YOUR REMITTANCE.

ZONING: Petition for Special ection for a Nursing Home LOCATION: South side of Seminary Avenue 390 feet West of Francke Avenue

DATE & TIME: MONDAY, AUGUST 26, 1963 at 1:00 P.M. PUBLIC HEARING: Room 108, County Office Building, III W. Chesapeake Avenue, Towson, Maryland

The Zoning Commissioner of Baltimore County, by authority of the Zoning Act and Regulations of Baltimore Courty, will hold a rublic bearing: Concerning all that parcel of land in the Eighth District of

Baltimore County, BEGINNING for the same at a point on the South side of Seminary Avenue, 60 feet wide,

said point being situate, referring all courses to the true meridian as established by the Baltimore County Metropolitan District, North 72 degrees 03 minutes 50 seconds West 390 feet, more or less, measured along said South side of Seminary Averse from its intersection with the center line of Francke Avenue, thence leaving said place of beginning and running and binding on said South side of Seminary Avenue North 72 degrees 03 minutes 50 seconds West 255,92 feet to intersect the third or North 31 degrees 56 minutes East 715 foot 4 inch line of the land which by deed dated May 9, 1940 and recorded among the Land Records of Baltimore County in Liber C.W.B. Jr. No. 110t Folio 556 was conveyed by G. Milton Brooks et al to W. Giles

Parker and wife thence leaving said South side of Seminary Ave-

nue and running and binding reversely on part of said third line South 25 degrees 09 minutes 36 seconds West 447,67 feet to the Northernmost outline of the land shown on the Plat of Lincoln recorded among the Land Records of Baltimore County in Plat Book G.L.B. No. 17 folio 25, thence running and binding on part of said Northernmost outline of the aforementioned plat South 69 decrees 33 minutes East 155,77 feet, thence leaving said Northernmost outline of the aforementioned plat and running for new lines of division through the land described in the aforementioned deed of which the narcel now being described is a part the three following courses and distances, viz; North 17 degrees 56 minutes 10 seconds East 185,17 feet, South 72 degrees 03 minutes 50 seconds East 156,59 feet and North 17 degrees 56 minutes 10 seconds East 265,78 feet to the place of beginning. Containing 2,27 Acres of land. more or less, Being the property of W. Giles Parker and Marion M. Parker, as shown on plat plan filed with the Zoning Department.

BY ORDER OF 10HN G. ROSE ZONING COMMISSIONER OF BALTIMORE COUNTY Aug. 9

OFFICE OF THE BALTIMORE COUNTIAN

ORIGINAL

THE COMMUNITY NEWS THE COMMUNITY PRESE PROPERTY Reisterstown, Md

THE HERALD - ARGUS Catonsville, Md

CATONSVILLE, MD. No. 1 Newburg Avenue

August 12, 1963.

THIS IS TO CERTIFY, that the annexed advertisement of

John G. Rose, Zoning Commissioner of Baltimore County was inserted in THE BALTIMORE COUNTIAN, a group of three weekly newspapers published in Baltimore County, Mary-

> successive weeks before 19as , that is to say

August 9, 1963. THE BALTIMORE COUNTIAN

land, once a week for One Week

the 12th day of August.

the same was inserted in the issues of

By Paul J. Margany Editerand Manager RB PETITION FOR ZONING SPECIAL EXCEPTION STR DISTRICT

ZONING: Petition for Special Exception for

a Nursing Home.

LOCATION: South side of Sominary Ave.

AGE 750 feet West of Prancks Avenue.

DATE & THIME: Monday, August 28, 1943

PUBLIC HEARING Room 108, County

Office Budding, 111 W. Chrisapeaks Ave.

BUG, Towner, Maryland. The Zoning Commissioner of Baltimor The zoning Leministics of Baltimers County, by authority of the Zoning Act and Regulations of Baltimoré County, will hold a public hearing concerning all that parcel of land in the Eighth District of

parties by the large street and parties and parties and parties and parties at a partie and parties an Baltimary County,

line of the aferementioned plat and run-ning for new lines of division; through the land described in the Aferement of the classification of the Aferement of the Con-ley Burst. the three feeller ling courses and the Burst. the three feeller ling courses and the Burst. the three feeller ling courses and the Constant of the Constant of the Con-ley Constant of the Constant of the Con-gress. 20 minutes 10 courses East 184,00 per person of the Constant of the Constant of the present of the Constant of the Constant of the present of the Constant of the Constant of the present of the Constant of the Constant of the present of the Constant of the present of the Constant of the Cons Containing 2.27 Acres of land, more

Being the property of W. Giles Parker and Marion M. Perker, as shown on plat plan filed with the Zoning Department.

By Order of

JOHN G. ROSE. Zoning Commissioner of

CERTIFICATE OF PUBLICATION

TOWSON, MD. August 9, 1963 THIS IS TO CERTIFY, that the annexed advertisement was published in THE JEFFERSONIAN, a weekly newspaper printed and published in Towson, Baltimore County, Md., openingsech

ofr 1 time commonwicecoocks before the 26th day of ____August _____, 1963_, the first publication appearing on the 9th day of August 1963

> THE JEFFERSONIAN. Leccont Add water Manager.

Cost of Advertisement, \$.....

